

EXHIBIT C

City of Philadelphia Department of Records

RECORDING INFORMATION SUMMARY (RIS)

The information provided by you will be relied upon by the Department of Records for examination and indexing purposes. If there is any conflict between the RIS and the attached document, the information on the RIS shall prevail for examination and indexing purposes.

1) RETURN DOCUMENT TO:

Name: Assurance Abstract Corp.

Address: P.O. Box 52735
Philadelphia, PA 19152

Telephone: Telephone: 215-331-4200 Fax: 215-331-4020

2) Type of Document:

☐ Deed
☐ Sheriff's Deed
☐ Deed of Condemnation
☐ Other Deed

☐ Mortgage
☐ Release of Mortgage
☒ Assignment of Mortgage
☐ Satisfaction of Mortgage

☐ Lease/Memorandum of Lease
☐ Assignment of Lease & Rent
☐ Easement
☐ Other: _____

(specify)

3) Date of Document: 11 / 9 / 01
month day year

4) Grantor/Mortgagor/Assignor/Lessor/ Other: a) Madison Bank, d/b/a Philadelphia Financial Mtg.
(Last Name, First Name, Middle Initial) b)

5) ☐ Additional names on Continuation Page of RIS.

6) Grantee/Mortgagee/Assignee/Lessee/ Other: a) Pennsylvania Housing Finance Agency
(Last Name, First Name, Middle Initial) b)

7) ☐ Additional names on Continuation Page of RIS.

8) Property Address:

a) House No. & Street Name: 5119 Saul Street
Condo Name (if applicable): Unit # Philadelphia, PA Zip Code: 19124
BRT Account # (optional): Parcel Identification Number (PIN) (optional): 62-1-461000

9) ☐ Additional addresses on Continuation Page of RIS.

10) Grantee's Mailing Address (Deeds only):
(If Grantee is at a different address than the Property Address listed in Section 5, complete this section.)

a) Grantee or Designee Name:
House No. & Street Name:
City State: Zip Code:

11) Recording Information to be Referenced. Mortgage to be released/satisfied/assigned/modified:

a) Name of Original Mortgagee: Madison Bank, d/b/a Philadelphia Financial Mtg.
Recording Date of Original Mortgage: month / day / Year

Recorder's Index Information of
Original Mortgage:

Initials, Book and Page or Doc. ID#

12) ☐ Additional references on Continuation Page of RIS.

13) If applicable, please check: ☐ Consolidation ☐ Subdivision

14) Signature Information

Assurance Abstract Corp.

a) Agent

b) 'OR -or- 'EE Telephone Number

c) 'OR -or- 'EE Signature

50359957

Pg: 1 of 3

11/20/2001 04:15PM

This Document Recorded

11/20/2001

04:15PM

Doc Code: A

Doc Id: 50359957

Receipt #:

Rec Fee: 43.60

Commissioner of Records, City of Philadelphia

15) Page 1 of 3

PHFA FORM20

SELLER'S GUIDE

insurance abstract Corp.

ASSIGNMENT OF MORTGAGE

ORIGINAL

For value received, the undersigned, Madison Bank DBA Philadelphia Financial Mtg.
(Participant) does hereby grant, bargain, sell, convey, assign and deliver unto the Pennsylvania
Housing Finance Agency (Agency), that certain mortgage executed
KIA R. HOLLAND AND CHARLES W. STONE (Mortgagor(s)) to the
under signed, which mortgage is recorded in the Office of the Recorder of Deeds of
PHILADELPHIA County, Pennsylvania, in Book/Volume _____, Page
_____, together with the debt thereby secured and the note therein described and all
right, title and interest of the undersigned in and to the land and property conveyed by said
Mortgage.

To have and to hold unto the Agency, its successors and assigns forever.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed in its name by its
duly authorized officer, on 9TH day of NOVEMBER, 2001

ATTEST:

Madison Bank DBA Philadelphia Financial Mtg.

BY:

John Crits
John Crits

BY:

Jonathan G. Kraus
Jonathan G. Kraus

Title: VICE PRESIDENT

Title: VICE PRESIDENT

COMMONWEALTH OF PENNSYLVANIA:
COUNTY OF PHILADELPHIA:

On this, the 9TH day of NOVEMBER, 2001, before me, the undersigned officer(s),
personally appeared Jonathan G. Kraus, Vice President and John Crits, Vice President of Madison
Bank DBA Philadelphia Financial Mtg., known to me (or satisfactorily proven) to be the person
whose name(s) are subscribed to the within instrument and acknowledged that he/she executed the
same for the purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Madeline Ricciardi
Notary Public

Seal

COMMONWEALTH OF PENNSYLVANIA:
COUNTY OF _____:

NOTARIAL SEAL
MADALINE RICCIARDI, Notary Public
Whitpain Twp. Montgomery County
My Commission Expires July 26, 2004

RECORDED on this _____ day of _____ AD 19 _____
said County, in Mortgage Book Volume _____, Page _____

CERTIFICATE OF RESIDENCE

I hereby certify that the principal place of business and complete post office address of the within
named Assignee is Pennsylvania Housing Finance Agency, 2101 North Front Street, Harrisburg, PA.
(Participating lender's name and address)


Madison Bank DBA Philadelphia Financial Mtg.
1767 Sentry Parkway West
Blue Bell, PA 19422

50359957

Pg: 2 of 3

11/20/2001 04:15PM

First American Title Insurance Company
SCHEDULE C
Legal Description

Commitment No. 


ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected. Situate in the City of Philadelphia, County of Philadelphia and State of Pennsylvania

SITUATE on the Southeast side of Saul Street (60' wide) at the distance of 132' 3" Northeastward from the Northeast side of Dyre Street in the 62nd Ward of the City of Philadelphia.

CONTAINING in front or breadth on the said Saul Street 15' 2-1/2" and extending of that width Southeastwardly between parallel lines with the said Dyre Street 100' to the middle of a certain 16' wide driveway extending Northeastward into Pratt Street.

BEING No. 5119 Saul Street.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid driveway as and for a driveway, passageway and watercourse at all times hereafter, forever.


50359957
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51264572
Page: 1 of 2
09/09/2005 04:19PM

This Document Recorded
09/09/2005
04:19PM
Doc Code: A Commissioner of Records, City of Philadelphia
Recorded Electronically by Simplifile
Doc Id: 51264572
Receipt #: [REDACTED]
Rec Fee: 68.50

Prepared by & Return to:

Wachovia Bank, National Association
c/o PHFA-Accounting & Loan Servicing
211 North Front Street, P.O. Box 8029
Harrisburg, Pennsylvania 17105-8029
717-780-3800 or 1-800-346-3597

PIN / ID Number: [REDACTED]

Above space is intentionally left blank for recording data.

ASSIGNMENT OF MORTGAGE

For value received, PENNSYLVANIA HOUSING FINANCE AGENCY ("PHFA"), hereby grant, sell, convey, assign and deliver unto the WACHOVIA BANK, NATIONAL ASSOCIATION, (Trustee for the Pennsylvania Housing Finance Agency, pursuant to a Trust Indenture dated as of April 1, 1982, as amended and supplemented from time to time) its successors and assigns, the following described Mortgage, together with the Note secured thereby:

Name of Original Mortgagor(s): KIA R. HOLLAND
CHARLES W. STONE

Secured by the real property located at: 5119 SAUL STREET, PHILADELPHIA, PA 19124

Original Mortgagee: PHILADELPHIA FINANCIAL MORTGAGE Municipality of: PHILADELPHIA

Original Principal Amount: \$56,434.00 County Recorded in: PHILADELPHIA

Mortgage Recorded: November 20, 2001

Last Assignment to: PA Housing Finance Agency

DOC ID [REDACTED]

IN WITNESS WHEREOF, the said Pennsylvania Housing Finance Agency, has caused this Assignment of Mortgage to be executed by its duly authorized officer.

DATED: August 12, 2005

By: PENNSYLVANIA HOUSING FINANCE AGENCY

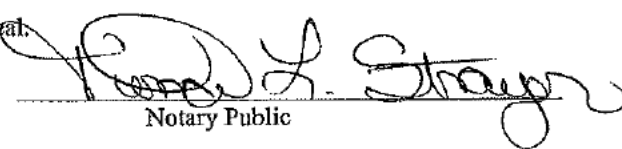
Series: 073
PHFA (FISSEL)


Anthony J. Julian
Director of Accounting and Loan Servicing

COMMONWEALTH OF PENNSYLVANIA :
COUNTY OF DAUPHIN :

On this, the 12th day of August, 2005, before me, the undersigned officer, personally appeared Anthony J. Julian, Director of Accounting and Loan Servicing, an authorized officer of the Pennsylvania Housing Finance Agency, and acknowledged that he, being authorized to do so, executed the foregoing instrument for the purposes therein contained.

In witness whereof, I have hereunto set my hand and official seal.


Notary Public

Notarial Seal
Tina L. Strayer, Notary Public
City Of Harrisburg, Dauphin County
My Commission Expires Nov. 13, 2006
Member, Pennsylvania Association Of Notaries

51264572
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09/09/2005 04:19PM

First American Title Insurance Company

SCHEDULE C
Legal Description

Commitment No. [REDACTED]

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected. Situate in the City of Philadelphia, County of Philadelphia and State of Pennsylvania

SITUATE on the Southenst side of Saul Street (60' wide) at the distance of 132' 3" Northeastward from the Northeast side of Dyre Street in the 62nd Ward of the City of Philadelphia.

CONTAINING in front or breadth on the said Saul Street 15' 2-1/2" and extending of that width Southeastwardly between parallel lines with the said Dyre Street 100' to the middle of a certain 16' wide driveway extending Northeastward into Pratt Street.

BEING No. 5119 Saul Street.

TOGETHER with the free and common use, right, liberty and privilege of the aforesaid driveway as and for a driveway, passageway and watercourse at all times hereafter, forever.

[REDACTED]
50359956
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11/20/2001 04:15PM

3

eRecorded in Philadelphia PA Doc Id: 52139984

11/05/2009 10:04AM

Receipt#:

Page 1 of 2

Rec Fee: \$154.50

Commissioner of Records

Doc Code: A

Prepared by: U.S. Bank National Association
c/o PHFA-Legal Division
211 North Front Street, P.O. Box 8029
Harrisburg, Pennsylvania 17105-8029
717-780-3845 or 1-800-346-3597 ext. 3845

Return to: same as above

Above space is intentionally left blank for recording data.

ASSIGNMENT OF MORTGAGE

For value received, Wachovia Bank, National Association, (Trustee for the Pennsylvania Housing Finance Agency, pursuant to a Trust Indenture dated as of April 1, 1982, as amended) does hereby grant, sell, convey, assign and deliver unto the U.S. Bank National Association (Successor Trustee for the Pennsylvania Housing Finance Agency, pursuant to said Trust Indenture), its successors and assigns, the following described Mortgage, together with the Note secured thereby:

Name of Original Mortgagor(s): KIA R. HOLLAND AND CHARLES W. STONE

Secured by the real property located at: 5119 SAUL STREET, PHILADELPHIA, PA 19124-1919

Municipality: CITY OF PHILADELPHIA

County Recorded in: PHILADELPHIA

Original Mortgagee: VIST BANK

Original Principal Amount: \$56,434.00

Mortgage recorded: November 20, 2001, Mortgage Instrument Number 50359956; Last Assignment to Wachovia Bank, National Association (as Trustee for PHFA), recorded on September 9, 2005, in the aforesaid Office of Recorder of Deeds in Instrument Number 51264572.

IN WITNESS WHEREOF, the said Wachovia Bank, National Association, Trustee as aforesaid, has caused this Assignment of Mortgage to be executed by its duly authorized Attorney-in-Fact appointed by a Limited Power of Attorney dated August 27, 2003, recorded in Instrument Number 50779107.

Dated: July 17, 2009

Wachovia Bank, National Association, Trustee for
the Pennsylvania Housing Finance Agency, as aforesaid
By: Pennsylvania Housing Finance Agency, Attorney-in-Fact

Anthony J. Julian
Anthony J. Julian, Jr., Director, Accounting & Loan Servicing

COMMONWEALTH OF PENNSYLVANIA
COUNTY OF DAUPHIN

On the 17th day of July, 2009, before me, the undersigned, personally appeared Anthony J. Julian, Jr., Director, Accounting & Loan Servicing, authorized officer of PHFA, Attorney-in-Fact for Wachovia Bank, National Association, Trustee, and acknowledged that he, being authorized to do so, executed the foregoing instrument for the purposes therein contained.

In witness whereof, I have hereunto set my hand and official seal.

Kimberley A. Ayala
Notary Public COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Kimberley A. Ayala, Notary Public
City Of Harrisburg, Dauphin County
My Commission Expires Jan. 15, 2011

CERTIFICATE OF RESIDENCE OF ASSIGNEE


The below officer certifies that the principal business and mailing address for this assignee and assignee is:
U.S. Bank National Association, c/o PHFA, 211 North Front Street, Harrisburg, PA 17101

Anthony J. Julian
Authorized Officer

11/05/2009 10:04AM

First American Title Insurance Company

SCHEDULE C
Legal Description

Commitment No. 

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected. Situate in the City of Philadelphia, County of Philadelphia and State of Pennsylvania

SITUATE on the Southeast side of Saul Street (60' wide) at the distance of 132' 3" Northeastward from the Northeast side of Dyre Street in the 62nd Ward of the City of Philadelphia.

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